

COMMUNITY PRESERVATION ACT COMMITTEE

Fiscal Year 2011

The Community Preservation Act (CPA) was adopted by Amherst voters in April 2001, which established a local fund based on a 1% tax surcharge (subsequently amended to 1.5%) on property valuations above \$100,000 *"for the acquisition, creation and preservation of open space; for the acquisition, preservation, rehabilitation and restoration of historic resources; for the acquisition, creation and preservation of land for recreational use; for the creation, preservation and support of community housing; and for the rehabilitation or restoration of open space, land for recreational use and community housing that is acquired or created."* The law also established a State Trust Fund, from which annual allocations are made to towns that have accepted the Act, partially or fully matching local appropriations. This has allowed for a wide range of projects to be undertaken. Local allocations have been matched 100% by the state until FY 09 when the percentage was reduced to 68%, and again to 35% for FY 10, and again to 27.2% for FY 11. The declines in the match for communities stem from the falling real estate market and a growth in the number of communities participating in the program, thus spreading the funds out over a larger base.

The Community Preservation Act Committee (CPAC) is charged with assessing the needs of the Town in those areas identified by the Act, and recommending relevant expenditures to Town Meeting. By state law, CPA funds are to be spent only on community housing, historic preservation, open space, and recreation. A minimum of 10% of the available funds (from the surcharge and the state match) must be set aside each year (although not necessarily spent) for each of three categories of community housing, historical preservation, and open space. Recreation is the fourth recipient, or beneficiary, but is not mandated to receive the minimum 10%.

In allocating the Community Preservation Act 1.5% surcharge and matching state funds the Community Preservation Act Committee (CPAC) committed to:

- Advancing projects currently underway
- Projects broadly supported across committees and Town departments, or
- Meeting ongoing legal obligations.

Under the Community Preservation Act cities and towns are required to spend 10% of collected funds on each of the three following categories:

- Affordable Housing creation and support
- Historic Building and Landscape acquisition and preservation
- Open Space acquisition and preservation.

The remaining 70% may be directed toward any of the above three categories or for land used as Recreation Space.

FINANCIAL REVIEW:	
Beginning Fund Balance July 1, 2010	\$ 400,619.97
Current Year Tax Surcharge at 1.5%	\$ 396,407.40
State Reimbursement at	\$ 100,919.00
Other	\$ 61,550.71
Appropriations	\$ (438,511.00)
Ending Fund Balance June 30, 2011	\$ 520,986.08

FY2011 APPROPRIATED BY CATEGORY	Community	Historical	Open	Recreation	Admin.	Total
	Housing	Preservation	Space		Other	Appropriation
Project						
Habitat for Humanity - Stanley Street #4	\$ 50,000.00					
Amherst Housing Authority for Capital Improvements to 22 Units of Low Income Housing (borrowing authorization only not part of transfer out)	\$ 350,000.00					
Amherst History Museum		\$ 45,000.00				
Jones Library Roof Restoration		\$ 40,000.00				
North Amherst Library Rehabilitation		\$ 12,000.00				
Jones Library HVAC Special Collections Climate Control		\$ 75,000.00				
Kimball House Historic Preservation 575 North East street (year 4 of 5)		\$ 25,600.00				
Jones Library/Town Clerk - Archival Material Conservation & Restoration		\$ 20,000.00				
Debt Service/Town Hall Renovations		\$ 29,768.00				
Surveys and Appraisals			\$ 15,000.00			
Szwacz Property Purchase			\$ 18,000.00			
Hawthorne Property Purchase for Recreation (borrowing authorization only not part of transfer out)				\$ 500,000.00		
Debt Service/Plum brook				\$ 36,643.00		
CPAC - Administration					\$ 1,500.00	
Stosz property			45,000.00			
Rolling Green Study	25,000.00					
Total Appropriated for FY11	\$ 75,000.00	247,368	\$ 78,000.00	\$ 36,643.00	\$ 1,500.00	\$ 438,511.00

CPAC members at the time the recommendations for FY2011 were voted:

Peter Jessop (Chair)	Housing Authority
Mary Streeter (Clerk)	at Large
Ellen Kosmer	at Large
Stanley Ziomek	LSSE
Denise Barberet	Planning Board
Louis Greenbaum	Historical Commission
Vincent O'Connor (V Chair)	at Large
John Gerber	Conservation Commission
Michael Jacques	at Large